

**Summary of a Meeting
Committee on Zoning, Landmarks & Building Standards
Meeting of January 23, 2017**

NO. A-8228 (26th WARD) ORDINANCE REFERRED (5-18-16)
DOCUMENT # O2016-3999

PASS AS AMENDED

Common Address: 3456-58 West North Ave
Applicant: Alderman Roberto Maldonado
Change Request: B3-1 Community Shopping District to RS3 Residential Single-Unit (Detached House) District

NO. A-8229 (26th WARD) ORDINANCE REFERRED (5-18-16)
DOCUMENT # O2016-3997

PASS AS AMENDED

Common Address: 3508-16 West North Ave
Applicant: Alderman Roberto Maldonado
Change Request: B3-1 Community Shopping District to RS3 Residential Single-Unit (Detached House) District

NO. 18911 (1st WARD) ORDINANCE REFERRED (7-20-16)
DOCUMENT # O2016-5586

PASS AS REVISED

Common Address: 1968-1986 North Milwaukee; 2433-2435 West Armitage
Applicant: 1980 Milwaukee, LLC
Owner: Armitage Milwaukee Development, LLC
Attorney: Rich Klawiter & Katie Jahnke Dale – DLA Piper, LLP (US)
Change Request: B3-2 Community Shopping District to B3-S Community Shopping District then to a Residential Business Planned Development
Purpose: The Applicant requests a rezoning of the subject property to allow for the development of a mixed-use building containing 150 residential dwelling units, 20 parking spaces, ground floor commercial uses and accessory/incidental uses

NO. 18929-T1 (1st WARD) ORDINANCE REFERRED (9-14-16)
DOCUMENT # O2016-6324

Common Address: 1327-1335 N Milwaukee Ave
Applicant: The Den Theatre Chicago LLC
Owner: See application for full list of owners
Attorney: Axia Law
Change Request: B1-2 Neighborhood Shopping District to C1-2 Neighborhood Commercial District
Purpose: The property is improved with two buildings with a combined lot size of approximately 12,000 sq.ft. The southern building is approximately 50' and consists of 3 stories with six commercial spaces and no dwelling units. The northern building is approximately 33'-6' and consists of 2 stories with 1 commercial space and no dwelling units. No off street parking is available, but applicant will seek an administrative adjustment pursuant to TOD ordinance for reduction of required parking. Applicant intends to connect both buildings into one space. No changes will be made to the existing building height or dwelling units

OFFICE OF THE
CITY CLERK

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NO. 19049-T1 (1st WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-B61B

Amended to Type 1

Common Address: 1800 N Richmond

Applicant: TRIWU Property Management LLC – Richmond

Owner: TRIWU Property Management LLC – Richmond

Attorney: Law Office of Samuel VP Banks

Change Request: RS3 Residential Single-Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: The Applicant is proposing to develop the subject property with a new three-story residential building containing three (3) dwelling units. The proposed building will be masonry construction. The proposed building will be 36 feet in height. Onsite parking for three (3) cars will be located at the rear of the lot.

NO. 19056-T1 (1st WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-B634

Common Address: 1905 N Albany

Applicant: Division 3 Corporation

Owner: The Ressa Group Corporation

Attorney: William JP Banks

Change Request: RS3 Residential Single-Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: To allow for a proposed 3 story residential building with 3 residential units and 3 parking spaces. Building height is 36 feet

NO. 19057 (1st WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-B635

Common Address: 1714-22 W Division St.

Applicant: 1714 W Division Owners LLC

Owner: 1714 W Division Owners LLC

Attorney: Rolando Acosta

Change Request: B3-3 Community Shopping District to B3-3 Community Shopping District

Purpose: The Applicant proposes a redevelopment of the existing building for a three-story mixed-use building containing approximately 15,970 square feet of office space, approximately 7,326 square feet of ground floor commercial space, zero automobile parking spaces. 24 bicycle parking spaces, no loading berth, and a building height of 43 feet

NO. 19065-T1 (1st WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-B643

PASS A5 SUBSTITUTED

Common Address: 1621 N Humboldt

Applicant: MBI Development LLC

Owner: Dickens Central Properties

Attorney: Law Office of Samuel VP Banks

Change Request: RS3 Residential Single-Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: The Applicant is proposing to develop the subject property with a new three-story building containing seven (7) residential dwelling units. The proposed building will be masonry construction. The proposed building will be 37 feet 9 inches in height. Onsite parking for seven (7) cars will be located at the rear of the lot.

NO. 19044 (2nd WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-8599

WITHDRAWN

Common Address: 1614-16 N Winchester

Applicant: RDG Fund 6, LLC

Owner: RDG Fund 6, LLC

Attorney: Thomas Moore

Change Request: R53 Residential Single-Unit (Detached House) District to RM4.5 Residential Multi-Unit District

Purpose: Four story, 6 residential dwelling units with a 6 parking space garage. The building height will be 47 feet

NO. 19009 (4TH WARD) ORDINANCE REFERRED (10-5-16)
DOCUMENT #O2016-7343

PASS AS SUBSTITUTED
& PASS AS REVISED

Common Address: 400 E 33rd Street; 3201-3263 S Dr. Martin Luther King Jr. Drive (See application for full list of addresses)

Applicant: Lake Meadows Associates, an Illinois Limited Partnership

Owner: Lake Meadows Phase II Limited Partnership

Attorney: Andrew Scott

Change Request: Residential Business Planned Development No. 1169 to Residential Business Planned Development No. 1169, as amended

Purpose: The applicant proposes to amend the planned development to permit Interim uses in areas of the planned development where a final subarea plan has not been approved. In addition, applicant seeks approval of a 18-space. Accessory parking lot to serve prospective tenants of the Lake Meadows Apartments

NO. 19067 (11th WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-8645

Common Address: 1012-58 W 35th St

Applicant: 1010-1058 W 35th St (Chicago) LLC

Owner: 1010-1058 W 35th St (Chicago) LLC

Attorney: Bridget M O'Keefe

Change Request: Planned Development 961 to C3-5 Commercial, Manufacturing and Employment District

Purpose: The Owner is seeking to redevelop a currently vacant 240,000 s.f. Building to a commercial real estate space that will house a wide range of business ventures including self-storage, offices, artist studio space, and small scale manufacturing operations. The development will include 50 parking spaces that will be located on a surface parking lot

NO. 19050 (25th WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-8619

Common Address: 1830 S Racine

Applicant: Janet Rendon

Owner: Janet Rendon

Attorney: Law Office of Mark Kupiec & Associates

Change Request: B3-2 Community Shopping District to B2-2 Neighborhood Mixed-Use District

Purpose: To allow a dwelling unit on the ground floor

NO. 19051-T1 (25th WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-8620

Common Address: 2530-38 S Blue Island

Applicant: 2S Oakley Land Parcel LLC

Owner: See Application for List of Owners

Attorney: Law Office of Mark Kupiec & Associates

Change Request: C3-2 Commercial, Manufacturing and Employment District to B2-3 Neighborhood Mixed-Use District

Purpose: To build 34 new townhouses with 2 parking spaces per dwelling unit; no commercial space; 3 story, Height: 30 feet

NO. 18783 (25TH WARD) ORDINANCE REFERRED (5-18-16)
DOCUMENT #O2016-3916

PASS AS REVISED

Common Address: 246-262 W 22nd Place

Applicant: Chinese Consolidated Benevolent Association of Chicago

Owner: Chinese Consolidated Benevolent Association of Chicago

Attorney: Law Office of Mark Kupiec & Associates

Change Request: RT4 Residential Two-Flat, Townhouse and Multi-Unit District to B3-S Community Shopping District and then to a Planned Development

Purpose: To demolish the existing building and build a new 8 story, mixed-use building with commercial space on the first and second floor (community center, approximately 20,000 SF) and maximum of 92 dwelling units for elderly housing on the upper floors; 31 parking spaces; height: 95'-0"

NO. 18898 (25th & 27th WARD) ORDINANCE REFERRED (7-20-16)
DOCUMENT #O2016-5573

PASS AS SUBSTITUTED AND REVISED

Common Address: 1115 West Washington Boulevard; 19-27 North May Street

Applicant: Peerless Real Estate Investments Manager, LLC

Owner: Peerless Real Estate Investments Manager, LLC

Attorney: Law Offices of Samuel V.P. Banks

Change Request: DX-3 Downtown Mixed-Use District to DX-7 Downtown Mixed-Use District and then to a Residential Planned Development

Purpose: The Applicant is seeking a zoning change in order to permit the construction of two new all residential buildings, containing a total of fifty-six dwelling units - at the site. All of the existing buildings and structures, on each of the Parcels will be razed. Parcel One (1115 West Washington Boulevard) will be redeveloped with a new nine-story (seven-story, with two-story penthouse and basement) residential building, containing a lobby and interior parking for forty-four vehicles - at grade level, and twenty-eight dwelling units - above (Floors 2 thru 9). Parcel Two (19-27 North May Street) will similarly be redeveloped with a new nine-story (seven-story, with two-story penthouse and basement) residential building, containing a lobby and interior parking for forty-four vehicles - at grade level, and twenty-eight dwelling units - above (Floors 2 thru 9). Each new building will be masonry and glass in construction and measure approximately 109 feet in height.

NO. 19039 (26th WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #02016-8595

Common Address: 1629 N Spaulding

Applicant: ICON Spaulding LLC

Owner: ICON Spaulding LLC

Attorney: Warren Silver

Change Request: RS3 Residential Single-Unit (Detached House) District to RM4.S Residential Multi-Unit District

Purpose: The proposed use is a residential apartment building, 44 feet 5 inches in height, containing four dwelling units and three parking spaces

NO. 18481 (27th WARD) ORDINANCE REFERRED (9-24-15)
DOCUMENT #02015-6359

PASS AS SUBSTITUTED AND REVISED

Common Address: 900 W Washington

Applicant: Torikago LLC

Owner: Torikago LLC

Attorney: Katriina McGuire

Change Request: DX-3 Downtown Mixed Use District to DX-S Downtown Mixed-Use District

Purpose: The proposed use is a 24-unit, 132.5 foot (10 story) condominium building with 24 parking spaces on the ground floor.

ND. 18739 (27th WARD) ORDINANCE REFERRED (4-13-16)
DOCUMENT #02016-2627

PASS AS SUBSTITUTED AND REVISED

Common Address: 158-182 N Green St; 833-857 W Lake St; 163-185 N Peoria St and 167-173 N Green St.

Applicant: Bridgford Foods Corporation

Owner: Bridgford Foods Corporation

Attorney: Rich Klawter

Change Request: C1-1 Neighborhood Commercial District and C3-1 Commercial, Manufacturing and Employment District to C1-5 Neighborhood Commercial District and then to a Residential Business Planned Development

Purpose: The Applicant requests a rezoning of the subject property from C1-1 Neighborhood Commercial District and C3-1 Commercial, Manufacturing and Employment District to the C1-5 Neighborhood Commercial District then to a Residential-Business Planned Development to allow for the development of two mixed-use buildings containing 322 overall residential dwelling units, 250 parking spaces, and office, commercial and accessory/incidental uses.

NO. 18913 (27th WARD) ORDINANCE REFERRED (7-20-16)
DOCUMENT #O2016-5588

PASS AS SUBSTITUTED AND REVISED

Common Address: 801-813 West Lake Street; 174-184 North Halsted Street

Applicant: Partners & Bond, LLC

Owner: 801 w. Lake, LLC

Attorney: Rich Klawiter & Katie Jahnke Dale – DLA Piper, LLP (US)

Change Request: C3-1 Commercial, Manufacturing and Employment District and DX-5 Downtown Mixed-Use District to DX-7 Downtown Mixed-Use District then to Business Planned Development

Purpose: The Applicant requests a rezoning of the subject property to permit the construction of an approximately 20-story building with ground floor commercial and retail uses, +/- 245 extended-stay hotel rooms, a minimum of 50 parking spaces, and accessory and incidental uses.

NO. 18942 (27th WARD) ORDINANCE REFERRED (9-14-16)
DOCUMENT #O2016-6337

PASS AS REVISED

Common Address: 200-210 N Carpenter; 1032-1056 W Lake; 201-211 N Aberdeen; 1039 W Lake Chicago

Applicant: 1056 W Lake LLC

Owner: See application for list of applicants

Attorney: DLA Piper

Change Request: C1-2 Neighborhood Commercial District to DX-5 Downtown Mixed-Use District and then to a Business Planned Development

Purpose: To permit the construction of an approximately +/- 186' commercial building with a minimum of 94 parking spaces and accessory and incidental uses

NO. 19043 (27th WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-8598

Common Address: 1619-21 W Warren Blvd

Applicant: 1619 W Warren LLC

Owner: 1619 W Warren LLC

Attorney: Tyler Manic of Schain, Banks, Kenny & Schwartz

Change Request: RT4 Residential Two-Flat, Townhouse and Multi-Unit District to RM4.5 Residential Multi-Unit District

Purpose: Construction of 2 additional ground floor units for a total of 8 dwelling units with 8 parking spaces to be provided

NO. 18970-T1 (29th WARD) ORDINANCE REFERRED (9-14-16)
DOCUMENT #O2016-6367

Common Address: 2601-2619 N Harlem Ave

Applicant: Noah Properties

Owner: 2601 Harlem LLC; 2605 Harlem LLC

Attorney: Law Office of Samuel VP Banks

Change Request: M1-1 Limited Manufacturing/ Business Park District and 81-1 Neighborhood Shopping District to 82-2 Neighborhood Mixed-Use District

Purpose: The subject property will be divided into 4 new zoning lots. Each resulting zoning lot will be developed with a new 3 story building that will contain 6 residential units. Onsite parking for 6 cars will be located at the rear of each new zoning lot. Each building will be 30 feet 6 inches in height. Each building will be masonry in construction

NO. 19071 (30th WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-8649

Common Address: 3620 W Diversey Ave
Applicant: 3620 W Diversey LLC
Owner: 3620 W Diversey LLC
Attorney: Lawrence Lusk
Change Request: B3-1 Community Shopping District to B2-2 Neighborhood Mixed-Use District
Purpose: Proposed construction of a 4 story, 6 unit building with 6 parking spaces. No commercial space

NO. 19045 (32nd WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-8600

Common Address: 2036 W Roscoe St
Applicant: Zachary Greatting
Owner: Zachary Greatting
Attorney: Thomas Moore
Change Request: B1-2 Neighborhood Shopping District to B3-2 Community Shopping District
Purpose: The applicant intends to use the existing 3 story building with 2 residential units for a business on the first floor including catering and event space. The building height is 42 feet

NO. 19064 (34th WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-8642

Common Address: 808 W 119th St
Applicant: Jerome Gagerman
Owner: City of Chicago
Attorney: Law Office of Samuel VP Banks
Change Request: RS3 Residential Single-Unit (Detached House) District to C1-1 Neighborhood Commercial District
Purpose: The Applicant is proposing to develop the subject property with a new one-story retail building. The building will be 16 feet in height. It will contain 1,500 sq. ft. of total building area. The sole tenant of the proposed building will be a currency exchange business. Onsite parking for eight (8) cars will be located at the remainder of the subject lot

NO. 19058 (36th WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-8636

Common Address: 2913 N Narragansett Ave
Applicant: Thu and Hien Nguyen
Owner: Thu and Hien Nguyen
Attorney: Pericles Abbasi
Change Request: RS2 Residential Single-Unit (Detached House) to C1-1 Neighborhood Commercial District
Purpose: Currently there is a front commercial space and one dwelling unit on the ground floor and one dwelling unit on the second floor of the 1.5 story brick building. After the change, the first floor will be combined into one approximately 2,000 square foot commercial unit that will be Dr. Nguyen's dental office. Applicants will establish an outdoor commercial garden on the approx. 2,800 square foot side lot. No changes to external structure of the building. There will remain 2 off-street parking spaces in the garage

NO. 19059 (36th WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-8637

Common Address: 6746-6756 W Belmont Ave

Applicant: Bogdan and Alicja Dola

Owner: Bogdan and Alicja Dola

Attorney: Pericles Abbasi

Change Request: B1-1 Neighborhood Shopping District to C1-2 Neighborhood Commercial District

Purpose: The 2-story brick & block building contains 5 first-floor commercial spaces and 5 second-floor apartments. After the change one of the vacant commercial spaces will be leased to a tenant who will open a nail salon (within 1,000 feet of another nail salon). There is approximately 10,000 square feet of total commercial space. the property has 2 side-by-side buildings and the density change will make both individually zoning compliant. No changes to external structure of the buildings. There will remain 20 off-street parking spaces in a parking lot

NO. 19046 (39th WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-8615

Common Address: 4941-4945 N Keystone Ave

Applicant: Jesus Dominguez

Owner: Jesus Domínguez

Attorney: Carol Stubblefield

Change Request: RS3 Residential Single-Unit (Detached House) District to RT3.5 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: The existing two unit building will be renovated and rehabilitated to add 1 additional unit in the basement level for a total of 3 dwelling units and 5 parking spaces

NO. 19004 (39th WARD) ORDINANCE REFERRED (10-5-16)
DOCUMENT #O2016-7338

PASS AS REVISED

Common Address: 6000-6052 N Cicero Ave; 4800-4822 W Peterson Ave

Applicant: 6000 N Cicero Ave Chicago IL, LLC

Owner: See Application for list of Owners

Attorney: Mara Georges and Richard Toth, Daley and Georges

Change Request: Residential Business Planned Development No. 906 to Residential Business Planned Development No. 906, as amended

Purpose: No changes to existing structures. The planned development is building amended to accommodate an expanded parking lot in lieu of a previously approved building on the northern portion of the lot

NO. 19018-T1 (41st WARD) ORDINANCE REFERRED (11-1-16)
DOCUMENT #O2016-7931

PASS AS REVISED

Common Address: 6332-6340 N Northwest Hwy

Applicant: Harlem 2016 LLC

Owner: Harlem 2016 LLC

Attorney: Kevin Wolfburg, Schain Banks

Change Request: M1-1 Limited Manufacturing/ Business Park District to B3-1 Community Shopping District

Purpose: To allow for a commercial development containing 2 commercial buildings with a total square footage of 4,689 square feet with 23 parking spaces. Building 1 will consist of one retail store and building 2 will consist of one restaurant/coffee shop with drive thru.

NO. 18881 (42nd WARD) ORDINANCE REFERRED (6-22-16)
DOCUMENT #02016-4807

PASS AS REVISED

Common Address: 57-61 W Erie St

Applicant: LG Development LLC -61 West Erie Series

Owner: Suzanne Anderson and LG Development Group, LLC-61 West Erie Series

Attorney: Meg George

Change Request: DX-5 Downtown Mixed-Use District to Residential Planned Development

Purpose: The applicant intends to develop the vacant piece into a 12 story residential building with 10 dwelling units and 11 accessory parking spaces. The existing residential building will remain

NO. 19041 (44th WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #02016-8601

Common Address: 821 W Oakdale Ave

Applicant: Kevin Vaez

Owner: Kevin Vaez

Attorney: Gordon & Pikarski

Change Request: RT4 Residential Two-Flat, Townhouse and Multi-Unit District to RM4.5 Residential Multi-Unit District

Purpose: 4 residential units with no commercial; 3 parking spaces and a max height of 37 feet 11 inches

NO. 19068-T1 (44th WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #02016-8646

Common Address: 3469-75 N Clark St

Applicant: MR Clark 3473 Operating LLC

Owner: MR Clark 3473 Operating LLC

Attorney: Law Office of Samuel VP Banks

Change Request: 83-S Community Shopping District to B3-S Community Shopping District

Purpose: In and around September 2016 the Applicant obtained a Zoning Map Reclassification, pursuant to a Type I Application (18892-TI). In order to rehabilitate the existing four-story building, and to erect a new five-story addition - on the adjacent vacant lots, in order to locate and establish a new hotel, with retail tenancy, at the subject property. Subsequent to final approval and ratification of the Zoning Map Reclassification Ordinance, the Applicant discovered that there was a typographical discrepancy in the Type 1 Narrative, which was inconsistent with the approved Type 1 Plans. As such, the Applicant is now seeking to amend the previously approved Type I Zoning Map Reclassification, in order to correct the typographical error in the previously approved Type 1 Application

NO. 19047 (45th WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #02016-8616

Common Address: 4042-4060 N Milwaukee Ave

Applicant: 8CL 4050 Milwaukee LLC

Owner: BCL 4050 Milwaukee LLC

Attorney: Thomas Moore

Change Request: B1-3 Neighborhood Shopping District to C1-3 Neighborhood Commercial District

Purpose: To provide a restaurant/bar and package goods store in 4 of the 8 commercial spaces and 34 dwelling units on 2nd and 3rd floor and theater on 1st floor to remain with 15 outdoor parking spaces and a building height of 65 feet

NO. 18930 (46th WARD) ORDINANCE REFERRED (9-14-16)
DOCUMENT #O2016-6325

PASS AS REVISED

Common Address: 4600 N Clarendon

Applicant: Horizon Group XX LLC

Owner: Horizon Group XX LLC

Attorney: Law Office of Samuel VP Banks

Change Request: PD No. 37 to PD No. 37, as amended

Purpose: the applicant is proposing to establish 9 new residential units on the first floor of the existing 14 story building located at 4600 N Clarendon. The proposed residential units will replace vacant office space located within the existing building. All of the proposed conversion work will be contained within the existing building. The footprint will remain unchanged. The existing building height of 130 will remain unchanged. The building will contain a total of 165 residential units.

NO. 18945-T1 (47th WARD) ORDINANCE REFERRED (9-14-16)
DOCUMENT #O2016-6340

PASS AS TYPE 1 PLANS AMENDED

Common Address: 3220-22 North Lincoln Avenue

Applicant: 3220 Lincoln LLC

Owner: 3220 Lincoln LLC

Attorney: DLA Piper LLC

Change Request: C1-3 Neighborhood Commercial District to C1-3 Neighborhood Commercial District

Purpose: To allow construction of a new 5 story multi-family residential building containing 19 units with 4 surface parking spaces and commercial on the ground

NO. 18952-T1 (47th WARD) ORDINANCE REFERRED (9-14-16)
DOCUMENT #O2016-6347

PASS AS REVISED

Common Address: 1770 W Berteau

Applicant: 1770 W Berteau, LLC and 1657 W Addison LLC

Owner: 1770 W Berteau, LLC and 1657 W Addison LLC

Attorney: Warren Silver

Change Request: M1-2 Limited Manufacturing/ Business Park District to C3-5 Commercial, Manufacturing and Employment District

Purpose: The building on the property will remain the same, with a 73 height and with approximately 73,459 sq.ft. of existing commercial spaces to the site, bringing the total number of parking spaces to 26

NO. 18978-T1 (47th WARD) ORDINANCE REFERRED (10-5-16)
DOCUMENT #O2016-7301

PASS AS SUBSTITUTED

Common Address: 4646 N Damen

Applicant: 4646 Damen LLC

Owner: George Figueroa and Marianne Perry

Attorney: Law Office of Samuel VP Banks

Change Request: RS3 Residential Single-Unit (Detached House) District to B3-3 Community Shopping District

Purpose: The Applicant is seeking a zoning change in order to permit the construction of a new four-story mixed-use building, at the subject site. The Applicant intends to raze the existing structures, at the property. The new proposed building will contain one (1) commercial/retail space (1,830 square feet) - at grade level and nine (9) dwelling units - above (Floors 2 thru 4). Due to its close proximity to the local CTA Station, and pursuant to the Transit Oriented Development (TOD) Ordinance, there will be surface parking for four (4) vehicles, at the rear of the property. The new proposed building will be masonry in construction, with glass accents, and measure 44 feet-4 inches in height.

NO. 19015-T1 (47th WARD) ORDINANCE REFERRED (11-1-16)
DOCUMENT #O2016-7928

PASS AS REVISED

Common Address: 1800-1806 W Warner Ave, 4130-4140 N Ravenswood Ave

Applicant: 1800 W Warner LLC

Owner: 1800 W Warner LLC

Attorney: Thomas Moore

Change Request: M1-2 Limited Manufacturing/ Business Park District to RM4.5 Residential Multi-Unit District

Purpose: to build 2 new townhome buildings one with 3 dwelling units with a height of 42 feet 5 3/8 inches facing West Warner Ave and one with 2 dwelling units with the height of 41 feet 1 3/4 inches facing North Ravenswood Avenue

NO. 19074 (48th WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-B652

Common Address: 5408-5410 N Broadway

Applicant: Broadway 5410, LLC

Owner: Broadway 5410, LLC

Attorney: Edward Kus

Change Request: B1-2 Neighborhood Shopping District to C1-2 Neighborhood Commercial District

Purpose: The existing building will be renovated and a new addition will be built on the vacant parcel to provide approx. 10,000 sq.ft. of commercial space. There will be two parking spaces. The building will be one story. There are no residential units

NO. 19070 (49th WARD) ORDINANCE REFERRED (12-14-16)
DOCUMENT #O2016-864B

Common Address: 7071-7077 N Ashland Ave

Applicant: Bart O'Toole

Owner: Bart O'Toole

Attorney: Lawrence Lusk

Change Request: RT4 Residential Two-Flat, Townhouse and Multi-Unit District to B3-2 Community Shopping District

Purpose: Conversion of existing building to a performing arts venue

LARGE SIGNS OVER 100 FEET IN AREA, 24 FEET ABOVE GRADE

<u>DOC#</u>	<u>WARD</u>	<u>LOCATION</u>	<u>PERMIT ISSUED TO</u>	
Or2016-698	1	1819 W Division St.	Corporate ID Solutions	
TBD	8	8655 S Jeffery Ave	First Ad Comm	
TBD	8	8655 S Jeffery Ave	First Ad Comm	
Or2016-712	11	1101 W 43 rd St	Landmark Sign Company	
Or2016-694	18	7563 S Cicero Ave	Ozko Sign and Lighting	
Or2016-693	19	11012 S Western Ave	Absolute Advertising	
Or2016-691	23	3463 W 63 rd St	Hernandez Signs and Awning	
Or2016-692	23	3518 W 63 RD ST	Doyle Signs Inc.	
TBD	29	6515 W Grand Ave	Poblocki Sign Company	
Or2016-689	32	2425 N Ashland Ave	First Ad Comm	
Or2016-676	37	4534 W North Ave	Landmark Sign Company	
Or2016-675	37	4534 W North Ave	Landmark Sign Company	
Or2016-690	42	415 N LaSalle Dr.	Bright Light Sign Co.	
Or2016-701	42	900 N Michigan Ave	JMB/Urban 900 Development Prtn.	PASS AS AMENDED
Or2016-703	42	900 N Michigan Ave	JMB/Urban 900 Development Prtn.	PASS AS AMENDED
Or2016-704	42	900 N Michigan Ave	JMB/Urban 900 Development Prtn.	PASS AS AMENDED
Or2016-705	42	900 N Michigan Ave	JMB/Urban 900 Development Prtn.	WITHDRAWN
Or2016-697	43	2316 N Lincoln Ave	Best Imaging Solutions	
Or2016-696	43	2316 N Lincoln Ave	Best Imaging Solutions	
Or2016-695	43	2316 N Lincoln Ave	Best Imaging Solutions	
Or2016-674	45	4630 W Irving Park Rd	Signco Inc.	
Or2016-724	49	7524 N Paulina St.	All Right Sign	

LANDMARK ITEMS

Or2016-699 (2nd WARD) ORDER REFERRED 12-14-16

Fee waiver for property at 1117 N Hoyne Ave

Or2016-723 (9TH WARD) ORDER REFERRED 12-14-16

Fee waiver for property at 639 E 111th Street